

Approved Minutes of the Maricopa HOME Consortium Public Meeting
January 18, 2018
9:30 a.m.

Consortium Members Present:

Matthew Hess, City of Avondale
Amy Jacobson, City of Chandler
Melanie Dykstra, Town of Gilbert (Telephonically)
Renee Ayers-Benavidez, City of Glendale
Jaime Gonzalez, City of Peoria
Justin Boyd, City of Scottsdale
Jason Hughes, City of Surprise
Kathy Nugent, City of Tempe
Rachel Milne, Chair, Maricopa County

Others Present: Krista Shockey, ARM of Save the Family
Steve Langstaff, ARM of Save the Family
Kinari Patel, MAG
Allen Carlson, Newtown CDC
Stephanie Brewer, Newtown CDC
Glenn Karlson, Trellis
Caroline Cancel, Trellis
Rick Smith, City of Chandler
Elizabeth Garcia, City of Tempe
Carissa Cyr, Maricopa County
Regina Marette, Maricopa County
Zelia Miranda, Maricopa County

1. Call to Order

At 9:36 a.m., Rachel Milne, the Chair, called to order the January 18, 2018 Maricopa HOME Consortium Public Meeting, held in the Roosevelt Room, at 234 North Central Ave., 3rd Floor, Phoenix, Arizona 85004.

2. Roll Call

Regina Marette called the roll and a quorum was established.

3. Approval of Minutes (11/16/17)

Rachel Milne called for a motion to approve the minutes of the November 16, 2017 monthly HOME Consortium Public Meeting. Matthew Hess motioned to approve. The motion was seconded by Renee Ayers-Benavidez and passed unanimously.

4. CHDO Presentations: ARM of Save the Family/Newtown CDC/Trellis

- Steve Langstaff, with ARM of Save the Family, discussed the nonprofit's operation roles. All properties purchased are rentals, maintained 24hrs/day through and sometimes and past the affordability period. ARM is requesting \$500,000 for 2 (2-3 bedroom) single family units in Chandler. He mentioned a \$125,000 match funding from the Federal Home Loan Bank. About 80% of the families participate in services provided by Save the Family including credit counseling, trainings, computer center, and day care.
- Allen Carlson, with Newtown CDC, said Newtown's proposal requesting \$500,000 is to acquire 5 single family units in Chandler that would be sold through the Community Land Trust Program. Units will be available on first come/first serve basis and come with long term affordability and stewardship (99 years).
- Caroline Cancel and Glenn Karlson, with Trellis, presented their \$350,000 proposal for 3

single family, new construction, units located in Avondale. The Elwood Street Development consists of 3 infill lots, which have been permitted and the pre-development plans have been finalized. Project completion is projected to be end of 2019. The new homes will be LEED certified, ADA compliant, and consider amenities for the aging. Although units may have appraisals up to \$230,000, Trellis is committed to affordability and plans to sell the homes for approximately \$209,000. Any proceeds would be invested in the next project within the Consortium cities.

5. Program Year Expenditure Update Report and HOME Reimbursement Requests

Regina provided a roll up of the Consortium commitments and expenditures, along with individual consortium member's financial spreadsheets. She proposed set ups and draws be submitted to the County upon project completion to avoid limit the amount of activities that are split funded. This one time draw would eliminate activities from being moved from one year to another to meet commitment and expenditure deadlines. Rachel confirmed an email will be sent to the Consortium in order to provide details to finance departments on the direction the County would like to move. This one draw proposal would not be a policy, but a preferred practice.

6. Assessment of Fair Housing Update

Carissa and Rachel discussed HUD's extension of the deadline for Con Plan entities to submit their Assessment of Fair Housing (AFH). The Maricopa HOME Consortium will not be required to submit an AFH until 2024 to correspond with the 2025-2030 Consolidated Planning process, so the Collaborative IGA for the region to procure an AFH Consultant is no longer needed and will not be executed. Agencies are still required to affirmatively further fair housing, and the Consortium will conduct an Analysis of Impediments to Fair Housing Choice to accompany our 2020 Consolidated Plan. Review HUD's FAQs for additional information.

7. Annual Action Plan Update

Carissa thanked members who have submitted their schedules, and asked those that have not submitted to please send those in. Carissa requested that members submit their draft contributions in Word format by the upcoming deadline of January 26, 2018. The next deadline to follow will be the contributions in Excel format which are due February 23, 2018.

8. Announcements

- HOME Consortium 3 year IGA has been provided to the County Attorney. The IGA will be returned and provided to the consortium at the February meeting.
- Reminder to sign up for the NAHRO Training-HD 410 Homeownership Finance.
- Amy Jacobson, with the City of Chandler, introduced Rick Smith as the City's new Housing Rehab Specialist.

9. Call to the Public

The public had no comment.

10. Adjournment

There being no other business, the Chair entertained a motion for adjournment by Justin Boyd and seconded by Matthew Hess. The motion passed unanimously. The meeting was adjourned at approximately 10:28 a.m. The next scheduled public meeting will be 2/15/2018.

Respectfully submitted,

Zelia Miranda
Recording Secretary